

144.0

0004

0008.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
833,800 / 833,800
833,800 / 833,800
833,800 / 833,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
28		OTTAWA RD, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	KATE BRYAN ETAL/ TRUSTEES	
Owner 2:	BRYAN KATE & KATHARINE PARODI	
Owner 3:	DONALD H KATE 1996 REVOCABLE	

Street 1: 28 OTTAWA RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: KATE DONALD & KATE BRYAN & -

Owner 2: PARODI KATHERINE -

Street 1: 28 OTTAWA ROAD

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains .101 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1926, having primarily Wood Shingle Exterior and 1767 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

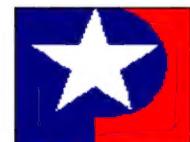
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4416	Sq. Ft.	Site			0	80.	1.25	9									441,985						442,000	

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
101		4416.000	391,800		442,000	833,800			94105
							GIS Ref		
							GIS Ref		
							Insp Date		
							02/19/18		



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	94105
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	12/30/2021 12:09:33
Prior Id # 2:	
Prior Id # 3:	
LAST REV	
Date	Time
05/27/21	11:01:37
danam	
11239	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	391,800	0	4,416.	442,000	833,800		Year end	12/23/2021
2021	101	FV	219,800	0	4,416.	442,000	661,800		Year End Roll	12/10/2020
2020	101	FV	219,800	0	4,416.	442,000	661,800		Year End Roll	12/18/2019
2019	101	FV	188,900	3800	4,416.	414,400	607,100		Year End Roll	1/3/2019
2018	101	FV	188,000	3800	4,416.	342,500	534,300		Year End Roll	12/20/2017
2017	101	FV	188,000	3800	4,416.	314,900	506,700		Year End Roll	1/3/2017
2016	101	FV	188,000	3800	4,416.	287,300	479,100		Year End	1/4/2016
2015	101	FV	183,500	3800	4,416.	281,800	469,100		Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
KATE DONALD & K	69548-59		7/3/2017	Family		1	No	No	
SULLIVAN JANE,	65926-528		8/17/2015		525,000	No	No		
	15243-59		9/1/1983		89,000	No	No		Robert D. Sullivan d.o.d. 9/3/2014.

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/14/2019	1848	Addition	430,000	O				
9/6/2018	1275	Demo gar	3,500	C				demo Garage
8/16/2018	1180	Window/S	10,000	C				
5/26/2017	630	Redo Bat	14,000	C				

ACTIVITY INFORMATION

Date	Result	By	Name
10/21/2019	Permit Visit	DGM	D Mann
2/19/2018	MEAS&NOTICE	HS	Hanne S
3/12/2009	Meas/Inspect	163	PATRIOT
2/2/2009	Entry Denied	372	PATRIOT
4/13/2000	Inspected	263	PATRIOT
12/1/1999	Mailer Sent		
11/18/1999	Measured	256	PATRIOT
12/1/1981		CM	
Sign:	VERIFICATION OF VISIT NOT DATA		

